



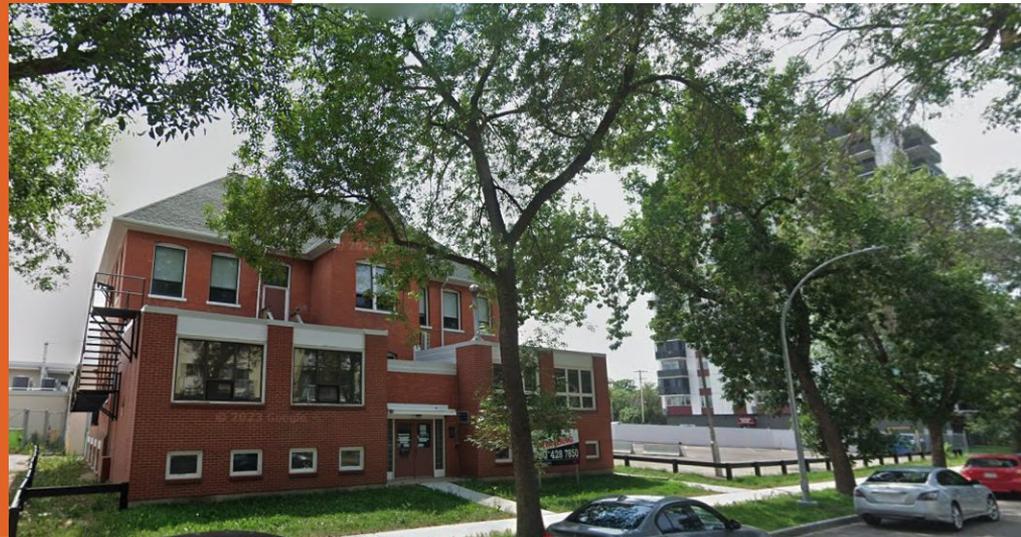
Item 3.18

**Bylaw 20999 - To allow for medium scale mixed use development,
Strathcona**

January 24, 2025 City Council Public Hearing, Jeff Booth

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Site and Existing Building



Building Concept



Adaptive Reuse



The Development Process

REZONING

- Establishes what can happen on site
- Determines size and shape of buildings
- Allows the rest of the project to move forward

DESIGN AND APPROVALS

- Building design, parking layout, landscaping, and offsite improvements determined
- EDC review
- Heritage designation happens during this stage

BUILDING PERMIT

- Ensures compliance with construction and safety standards
- Construction can proceed after building permit approval

Rezoning and Heritage



Thank You

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